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TOWN OF NEW WINDSOR
PLANNING BOARD
REVIEW COMMENTS

PROJECT NAME: PATRIOT BLUFF CONDO SITE PLAN
(LANDS OF RPA ASSOC.)
PROJECT LOCATION: NYS ROUTE 32 AND UNION AVE (CR 69)
SECTION 4 - BLOCK 2 - LOT 21.2
PROJECT NUMBER: 01-65
DATE: 10 SEPTEMBER 2008
DESCRIPTION: THE APPLICATION INVOLVES THE DEVELOPMENT OF A 175-UNIT
MULTI-FAMILY CONDOMINIUM SITE PLAN ON THE WESTERLY
PORTION OF THE RPA PROPERTY. THE PLAN WAS PREVIOUSLY
REVIEWED AT THE 12 DECEMBER 2001, 22 MAY 2002, 10 MARCH 2004, 9
MAY 2007, 27 JUNE 2007 AND 8 AUGUST 2007 PLANNING BOARD
MEETINGS.

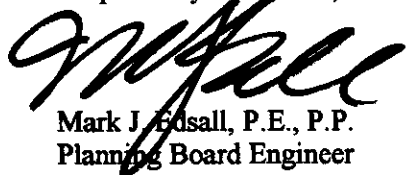
1. This site plan development is a component of the Planned Unit Development (PUD) previously reviewed and approved by the Town Board.

The applicant currently has a site plan application and a subdivision application (01-66) before the Planning Board. The current proposal is development of multi-family residential on both sides of the properties, with a total unit count of 175.

The Board previously identified the need for the preparation of a Supplemental Draft Environmental Impact Statement, to identify and update potential impacts which may have changed since the original Determination and Findings were made by the Town Board. The Planning Board agreed to a Scope for the SDEIS, and the applicant has moved forward with the preparation of the document.

2. The purposed of this meeting appearance is the submittal of the SDEIS and a presentation to update the Board. **No action needs to be taken by the Board at this meeting, other than to acknowledge receipt of the document.**

Respectfully Submitted,



Mark J. Edsall, P.E., P.P.
Planning Board Engineer

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